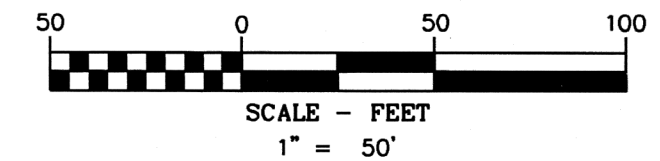


RECORD OF SURVEY  
LOTS 1-9 RUTLEDGE ADDITION AND  
A PORTION OF LOT 2 ELECTRIC ADDITION  
W 1/2, SECTION 36, T. 3N., R. 7E., W.M.  
CITY OF STEVENSON, SKAMANIA COUNTY, STATE OF WASHINGTON.



BASIS OF BEARINGS

WASHINGTON STATE PLANE COORDINATES SYSTEM  
SOUTH ZONE, GRID NORTH, GROUND DISTANCE,  
ESTABLISHED BY G.P.S. OBSERVATION ALONG THE  
NORTH RIGHT-OF-WAY OF LOOP RD.

LEGEND

- SET 5/8" X 30" REBAR WITH 1 1/4" YELLOW PLASTIC CAP (WA42690) OR AS NOTED
- FOUND MONUMENT AS NOTED IN DESCRIPTIONS
- COMPUTED ANGLE POINT, NOT MONUMENTED
- RM REFERENCE MONUMENT
- R.O.S. RECORD OF SURVEY
- A.F.N. AUDITOR'S FILE NUMBER
- R1 RECORD DATA PER RECORD OF SURVEY NO.
- FD FOUND DATA
- W/R.P.C. WITH RED PLASTIC CAP
- W/Y.P.C. WITH YELLOW PLASTIC CAP
- S.P. SHORT PLAT
- (100') DEED DISTANCE

REFERENCED SURVEYS

- R1. SURVEY PERFORMED BY KLEIN & ASSOCIATES FOR STECKER DESIGN & CONSULTING; RECORDED NOVEMBER 14, 2003 IN BOOK 3, PAGE 478, A.F.N. 151155.
- R2. SURVEY PERFORMED BY TRANTOW SURVEYING FOR NORWOOD, INC.; RECORDED SEPTEMBER 11, 1985 IN BOOK 2, PAGE 195.
- R3. SURVEY PERFORMED BY WYEAST SURVEY FOR ROCKY COWART; RECORDED JANUARY 10, 1994 IN BOOK 3, PAGE 137.
- R4. RUTLEDGE SUBDIVISION PERFORMED BY CLARK H. ELDRIDGE; RECORDED SEPTEMBER 29, 1959 IN BOOK A, PAGE 106
- R5. ELECTRIC ADDITION; RECORDED IN BOOK A, PAGE 42
- R6. STEWART CREW SHORT PLAT, PERFORMED BY WYEAST SURVEY; RECORDED MARCH 7, 1994, BOOK T OF TOWN PLATS, PAGE 86

REFERENCED DEEDS

WARRANTY DEED BOOK 52, PAGE 407  
WARRANTY DEED BOOK 52, PAGE 467  
STATUTORY WARRANTY DEED, BOOK 254, PAGE 574, A.F.N. 151222.  
BARGAIN AND SALE DEED A.F.N. 2009173989  
QUITCLAIM DEED, A.F.N. 2021-002116

SURVEYOR'S CERTIFICATE:

THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME OR UNDER MY DIRECTION IN CONFORMANCE WITH THE REQUIREMENTS OF THE SURVEY RECORDING ACT AT THE REQUEST OF THE CHURCH OF JESUS CHRIST LDS IN NOVEMBER 2023.

James M. Klein 11/19/2023  
JAMES M. KLEIN  
PROFESSIONAL LAND SURVEYOR  
CERTIFICATE NO. 42690

AUDITOR'S CERTIFICATE:

FILED FOR RECORD THIS 4th DAY OF December 2023  
AT 2:00 P.M. IN BOOK 3 OF SURVEYS PAGE 478, AT THE  
REQUEST OF JAMES M. KLEIN, REGISTERED LAND SURVEYOR, NO. 42690.  
AUDITOR'S FILE NO. 2023-001767

Debra Dickman  
COUNTY AUDITOR - Deputy



SHEET 1 OF 1  
WILLAMETTE MERIDIAN  
SKAMANIA COUNTY, WASHINGTON

1/4 SEC T. R.

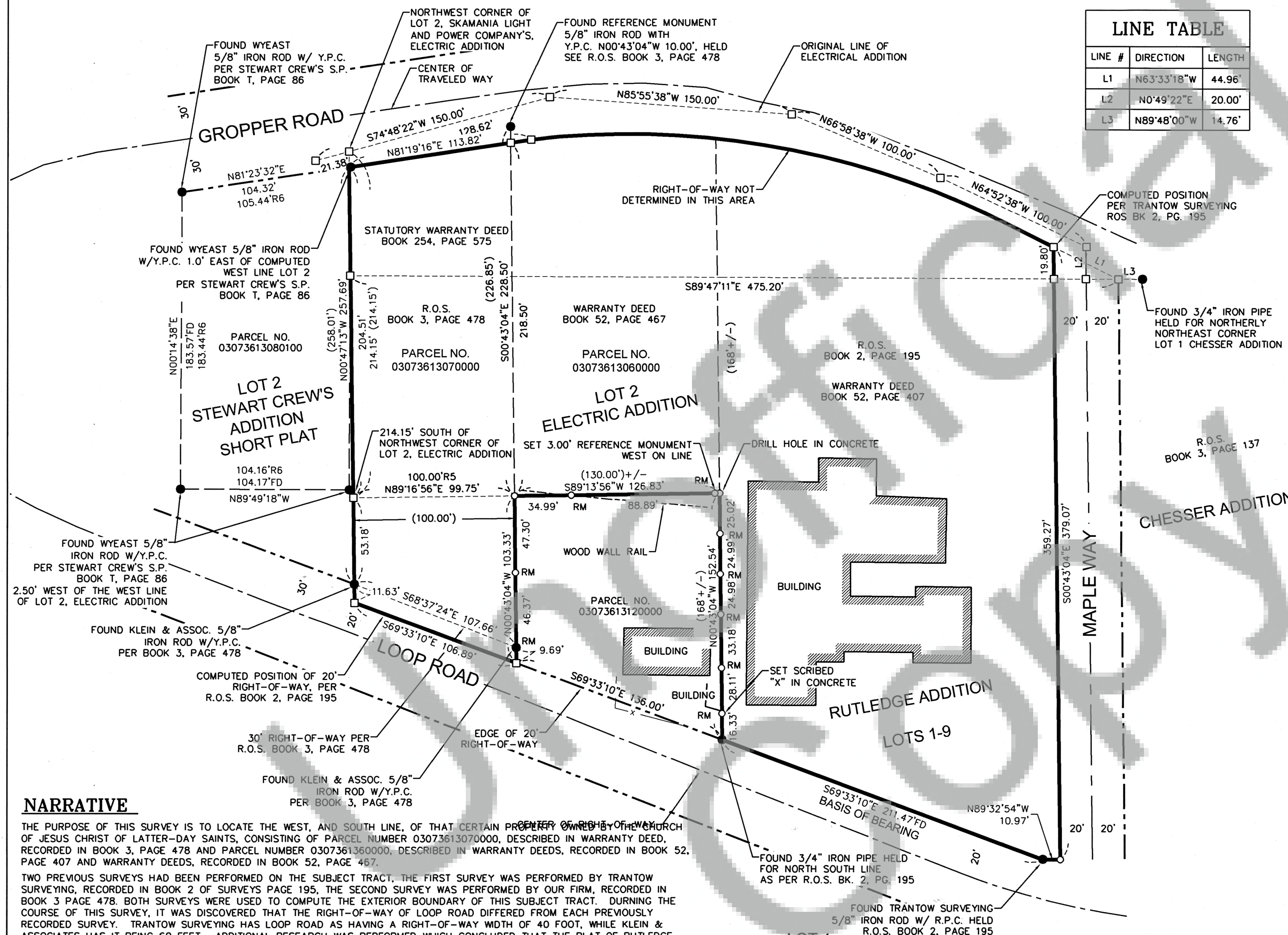
36 3N. 7E.

FILED



Klein & Associates, Inc.

ENGINEERING • SURVEYING • PLANNING  
1411 13th Street • Hood River, OR 97031  
TEL: 541-386-3322 • FAX: 541-386-2515



NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO LOCATE THE WEST, AND SOUTH LINE, OF THAT CERTAIN PROPERTY OWNED BY THE CHURCH OF JESUS CHRIST OF LATTER-DAY SAINTS, CONSISTING OF PARCEL NUMBER 03073613070000, DESCRIBED IN WARRANTY DEED, RECORDED IN BOOK 3, PAGE 478 AND PARCEL NUMBER 0307361360000, DESCRIBED IN WARRANTY DEEDS, RECORDED IN BOOK 52, PAGE 407 AND WARRANTY DEEDS, RECORDED IN BOOK 52, PAGE 467.

TWO PREVIOUS SURVEYS HAD BEEN PERFORMED ON THE SUBJECT TRACT, THE FIRST SURVEY WAS PERFORMED BY TRANTOW SURVEYING, RECORDED IN BOOK 2 OF SURVEYS PAGE 195, THE SECOND SURVEY WAS PERFORMED BY OUR FIRM, RECORDED IN BOOK 3 PAGE 478. BOTH SURVEYS WERE USED TO COMPUTE THE EXTERIOR BOUNDARY OF THIS SUBJECT TRACT. DURING THE COURSE OF THIS SURVEY, IT WAS DISCOVERED THAT THE RIGHT-OF-WAY OF LOOP ROAD DIFFERED FROM EACH PREVIOUSLY RECORDED SURVEY. TRANTOW SURVEYING HAS LOOP ROAD AS HAVING A RIGHT-OF-WAY WIDTH OF 40 FEET, WHILE KLEIN & ASSOCIATES HAS IT BEING 60 FEET. ADDITIONAL RESEARCH WAS PERFORMED WHICH CONCLUDED THAT THE PLAT OF RUTLEDGE ADDITION HAS LOOP ROAD AS HAVING A RIGHT-OF-WAY WIDTH OF 40 FEET. NO OTHER DOCUMENT WAS FOUND GRANTING ADDITIONAL RIGHT-OF-WAY ALONG LOOP ROAD ON THAT PORTION OF RUTLEDGE ADDITION. IT WAS ALSO CONCLUDED THAT KLEIN & ASSOCIATES USED THE DEED DISTANCE OF 258.01 FEET SOUTH OF THE SOUTH RIGHT-OF-WAY OF GROPPER ROAD, AS DESCRIBED IN WARRANTY DEED, BOOK 254, PAGE 575 TO THE NORTHERLY RIGHT-OF-WAY OF LOOP ROAD. FOR THIS SURVEY, I HELD THE RIGHT-OF-WAY OF LOOP ROAD AS 40-FOOT.

IT WAS ALSO DISCOVERED IN THIS SURVEY THAT THE NORTH LINE OF TAX LOT 1200, AS SHOWN ON SAID TRANTOW SURVEY, DIFFERED FROM OUR COMPUTED POSITION, IT APPEARS THAT TRANTOW USED THE ENDING DEED CALL WITH 226.85 FEET, SOUTH FROM GROPPER ROAD, AND DID NOT USE THE DEED CALLS FROM THE POINT OF COMMENCEMENT, BEING ALONG THE WEST LINE OF ELECTRIC ADDITION. IT WAS ALSO CONCLUDED THAT OUR COMPUTED POSITION OF THE NORTHWEST CORNER OF TAX LOT 1200, BEING THE POINT OF BEGINNING OF THAT TRACT DESCRIBED IN WARRANTY DEED BOOK 52, PAGE 467, CLOSELY FIT WITH THE COMPUTED POSITION OF AN IRON PIPE SHOWN IN SAID TRANTOW SURVEY. NO MONUMENTATION WAS FOUND ALONG THE NORTH LINE OF SAID TAX LOT 1200 DUE TO RECENT CONSTRUCTION ON THE AREA. NEW MONUMENTS WERE SET, PER CLIENT'S REQUEST, AS SHOWN ON THE FACE OF THIS SURVEY.

OWNER

CHURCH OF JESUS CHRIST OF LDS

SURVEY PERFORMED FOR:  
CHURCH OF JESUS CHRIST OF LDS  
DATE OF MONUMENT: NOV. 6, 2023  
PROJECT: 23-10-10 DRAFT: TA, GD  
FILE: 231010.DWG LAYOUT TAB: WA SURVEY

KLEIN & ASSOCIATES, MAKES NO WARRANTY AS TO MATTERS OF  
UNWRITTEN TITLE, ADVERSE POSSESSION, ESTOPPEL, ACQUIESCENCE.

PROCEDURES

A CLOSED LOOP TRAVERSE WAS PERFORMED USING A 3" TRIMBLE S6 TOTAL STATION, MEETS MINIMUM STANDARDS AS DESIGNATED IN WAC 332-130-090.

SURVEYOR'S NOTES

EXCEPT AS SPECIFICALLY STATED OR SHOWN ON THIS PLAT, THIS SURVEY DOES NOT PURPORT TO REFLECT ANY OF THE FOLLOWING WHICH MAY BE APPLICABLE TO THE SUBJECT REAL ESTATE: EASEMENTS, OTHER THAN POSSIBLE EASEMENTS WHICH WERE VISIBLE AT THE TIME OF MAKING OF THIS SURVEY; BUILDING SETBACK LINES; RESTRICTIVE COVENANTS; SUBDIVISION RESTRICTIONS; ZONING OR OTHER LAND-USE REGULATIONS, AND ANY OTHER FACTS WHICH AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE.